

DADE COUNTY FLOOD CRITERIA: 5.0' PER PB 120, PG 13

ZONING: RU-3M

PROPOSED USAGE:

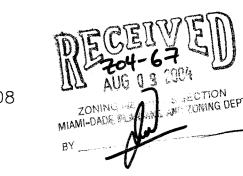
TRACT "A": STORAGE 110,000 S.F.

TRACT "B": RETAIL 30,000 S.F.

TRACT "C": MULTIPLE FAMILY APARTMENT BLDG (11 UNITS)

I HEREBY CERTIFY: That the attached "TENTATIVE PLAT" of the property described hereon is true and correct to the best of my knowledge and belief as recently surveyed and drawn under my supervision and direction. This survey complies with the Minimum Technical Standards adopted by the Florida State Board of Professional Surveyors and Mappers pursuant to Chapter 61G17—6, Florida Administrative Code.

By: Robert F. Jackson, President Professional Surveyor and Mapper #2408 State of Florida



## TENTATIVE PLAT

## B.M.S. OJUS

The South 310 feet of TRACT "A", SECOND REVISED PLAT of AMENDED PLAT of all of BLOCKS 1 and 2 L. TOMS' SUBDIVISION, according to the plat thereof, as recorded in Plat Book 42 at Page 56, of the Public Records of Dade County, Florida.

SECTION 03-52-42 MIAMI-DADE COUNTY, FLORIDA

 $K: \035242 \L \ TOMS \ SUBD \dwg \TENTATIVE. dwg$ 

Schwebke-Shiskin & Associates, Inc.
LAND PLANNERS • ENGINEERS • LAND SURVEYORS (LB#87)
3240 CORPORATE WAY • MIRAMAR, FLORIDA • 33025 TEL. NO.(954)435-7010 • TEL. NO.(305)652-7010 • FAX NO.(954)438-3288

## REVISIONS Date Remarks By 12/16/03 Mod. Tract names per client instructions REB This is a "Boundary Survey" NOTE: Authentic copies of this drawing will bear the raised seal of the attesting Professional Land Surveyor or Professional Engineer.

10) THIS SURVEY IS SUBJECT TO EASEMENTS AND RIGHTS OF WAY THAT WOULD BE

NE 195 ST --- 57' NORTH OF CENTER LINE

NE 25 AVE ---- 27' WEST OF CENTER LINE

12) ELEVATIONS SHOWN HEREON RELATE TO NATIONAL GEODETIC VERTICAL DATUM, N.G.V.D., 1929.

a) B.M.#1 = (N-3105) PK NAIL AND BRASS WASHER IN CONCRETE SIDEWALK. ELEVATION=9.11

b) B.M.#2 = (N-612) PK NAIL AND BRASS WASHER IN SOUTH END OF CATCH BASIN. ELEVATION=6.86

FLA HWY #856(WM. LEHMAN CSWY) --- 433.3' NORTH OF CENTER LINE.
US HWY#1(BISC BLVD) ---- 1.8' WEST OF WEST EDGE OF PAVEMENT

REFLECTED ON A SEARCH OF TITLE OF THE SUBJECT LANDS

13) BENCHMARKS: